

SPECIAL CITY COMMISSION MINUTES

September 22, 2009

12:00 p.m.

The special meeting of the Junction City City Commission was held on Tuesday, September 22, 2009 with Mayor Terry Heldstab presiding.

The following members of the Commission were present: Terry Heldstab, Scott Johnson, Mike Rhodes, Ken Talley, and Jack Taylor. Staff present was: City Manager, Rod Barnes, Assistant City Manager Mike Guinn, City Attorney Catherine Logan, and City Clerk Tricia Gowen.

CONSENT AGENDA

Commissioner Rhodes moved, seconded by Commissioner Taylor to approve the Consent Agenda. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried. The Consent Agenda consisted of the following:

- a. The consideration and approval to **Revise Ordinance G-1053** to establish a new school speed zone of 20 miles per hour in the City for Lincoln Elementary School located between Eisenhower Drive and Parkview Drive in the City. **(Final Reading)**
- b. The consideration of **Appropriation Ordinance** dated Sept. 10th – Sept. 16th, 2009 in the amount of \$742,281.64.
- c. Monthly Reports
 1. Personnel Report
 2. Rolling Meadows Report
- d. The consideration and approval for **Pay Estimate #1** in the amount of \$226,826.00 by Konza Construction for work on the Freeman Field Runway 18/36 Overlay Project through September 16, 2009.

SPECIAL PRESENTATION

- a. To proclaim the week of October 4 through October 10, 2009 as Fire Prevention Week **(Chief Steinfort presenting)**. Mayor Heldstab read the Fire Prevention Week Proclamation. Chief Steinfort encouraged all citizens to look at their homes and businesses for fire safety hazards and conduct home escape drills.

UNFINISHED BUSINESS

- a. Report on the **Executive Search for the City Manager (Nathan Eberline, Kansas League of Municipalities Presenting)**. Mr. Eberline reviewed the process for the executive service for the City Manager with the Commission. He presented a short and long version of the advertisement along with an advertising budget of \$1,693.00. Commissioner Johnson stated that he would like to see the education requirement changed from a Master's degree to a four-year degree. Mr. Eberline stated that even with a third class city, he would recommend a Master's Degree and that this requirement will not prohibit someone from applying that does not have a Master's Degree. Commissioner Taylor stated the he feels a Master's Degree is more appropriate for this position. Mr. Eberline recommended utilizing the CVB's web site for attracting and introducing applicants to Junction City. There are links on the CVB's web site for the City as well as others. The Commission approved the use of the CVB web site as well as the salary range of \$83,224 to \$111,859;

the Commission also approved the list of places to advertise as recommended by Mr. Eberline. Mr. Eberline recommended that the Commission review the applicants that the KLM recommends on November 9th and begin scheduling interviews later in the week. Commissioner Johnson stated that the short ad is more concise. Mr. Eberline stated that he will advertise with both versions of the ad and will include language in the short version that work experience may serve as an education substitute. Commissioner Rhodes moved, seconded by Commissioner Johnson to approve the ads and the budget as presented. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried.

- b. The consideration and approval of a **temporary extension of employment to Rod Barnes** in the position of City Manager. City Attorney, Katie Logan, stated that the presented employment extension would continue with the same salary and benefits and when Mr. Barnes leaves, there is no severance pay. Commissioner Johnson stated that he has received a lot of citizen input on this subject and most people would like a clean break November 1st. He stated that the Acting City Manager can step in at that time. Commissioner Johnson stated that he is opposed to the extension because of his own personal feelings and the public input he has received. Commissioner Talley stated the he has received a lot of feedback as well. He stated that Rod has done a fine job, has a lot of experience. Commissioner Talley stated he has heard the opposite of Commissioner Johnson; that Rod should be given the extension. Commissioner Johnson stated that his opinion is not based on Rod's performance; Rod has given reasons for leaving as he is stressed, there is public distension. He feels there should be a clean break on November 1st. Commissioner Rhodes stated that he has received a lot of feed back also. The feedback he has received is positive in keeping Rod on. Commissioner Rhodes stated that he has no problem with keeping Rod on; the City has lost several department heads and we are pressing the staff to their limits; we need consistency. Commissioner Taylor stated that we need to start the healing process; if Rod stays, we won't heal. He has confidence in Mike Guinn to be the Acting City Manager and Mr. Guinn can step in during the interim. Commissioner Taylor stated that it is time to move on; he is hesitant to approve the extension. Commissioner Johnson stated that he gets input form all over town; look at the last election and who the top vote getters were; he feels this is reflective of what the citizens want. He stated that he feels the citizens got ripped off in the last election. Mayor Heldstab stated that he has received input for and against the extension. He thinks that Rod has had the best interest of the City during his tenure. He has no problem with the extension. Commissioner Taylor moved, seconded by Commissioner Johnson to table the consideration and approval of the temporary extension of employment to Rod Barnes. Ayes: Johnson, Taylor. Nays: Heldstab, Rhodes, Talley. Motion failed two to three. City Attorney, Katie Logan, recommends the Commission take action on an outside date and the number of days for the term. Commissioner Johnson stated that the amount of days is irrelevant because he is opposed to the extension. Commissioner Taylor recommended having the Acting City Manager carry on for 60 days. Commissioner Johnson stated that the Chief of Police left without notice and having an Acting Chief of Police seems to be working just fine. City Manager, Rod Barnes, reminded the Commission that Mike Guinn also serves as the Codes Administrator, the Public Works Director and the Assistant City Manager. Commissioner Rhodes moved, seconded by Commissioner Talley to approve the temporary extension of employment to Rod Barnes in the position of City Manager through December 31, 2009 with a 30-day notice. Ayes: Heldstab, Rhodes, Talley. Nays: Johnson, Taylor. Motion carried three to two.

- c. The consideration and approval of a **Neighborhood Revitalization Application** for Godfrey's Indoor Shooting and Archery Ranges, to Renovate 916-920 N. Washington and 117 W. 10th Street. EDC approved on 9-10-2009 (**Stacy Schulte Presenting**). Ms. Schulte

informed the Commission that if approved, renovation will begin in November. The rebate is only on the additions. Mr. Todd Godfrey stated that he will spend approximately \$100,000 on the renovation. Mr. Godfrey confirmed that there will be gun storage on site in a concrete vault with a steel door and an alarm. Commissioner Johnson stated that he is usually against the Neighborhood Revitalizations; however, this is a unique business and he likes responsible gun ownership. Mr. Godfrey stated there will be a training room available as well. He has discovered there is a big demand for archery and he will be addressing that demand. Commissioner Taylor stated that this is a great idea and it's been a long time coming. Mr. Godfrey stated that he has a commitment from Quantico Tactical which is currently located on Grant Avenue that if approved, they will relocate. Captain Chuck Leithoff stated that the Police Department feels the building will be secure and enable officers to use the range at any time. Commissioner Rhodes inquired if the property was zoned for this type of business. Mr. Guinn confirmed that it is. Mr. Godfrey stated that the facility will have a state of the art exchange system for the lead issue that is appropriate for guns. The facility will be handicap accessible both inside and outside. This will create eight to twelve positions. There will be three employees on duty for every hour the facility is open. Mr. Godfrey stated a gunsmith will be onsite as well. He also stated that he plans to install a Techno Hunt which is a computer generated simulator for hunting. Commissioner Taylor moved, seconded by Commissioner Johnson to approve the Neighborhood Revitalization Application for Godfrey's Indoor Shooting and Archery Ranges to Renovate 916-920 N. Washington and 117 W. 10th Street. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried.

- d. The consideration and approval of a **Revolving Loan Fund Application** for Godfrey's Indoor Shooting and Archery Ranges in the amount of \$50,000 at 4.5% interest for ten years. EDC unanimously approved on 9-10-2009 (**Stacy Schulte Presenting**). Ms. Schulte confirmed that the City Treasurer monitors compliance for the revolving loan fund. Commissioner Johnson inquired if there were any loans in default. City Attorney, Katie Logan, stated that there is only one currently in litigation at this time. City Manager, Rod Barnes, stated that other than this one default, no other loans have had any issues. Commissioner Johnson moved, seconded by Commissioner Taylor to approve the Revolving Loan Fund Application for Godfrey's Indoor Shooting and Archery Ranges in the amount of \$50,000 at a 4.5 % interest for ten years. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried.

NEW BUSINESS

- a. The consideration and approval of bid **from the public for replacement of the club house wooden deck at Rolling Meadows to the lowest bidder (Mike Guinn Presenting)**. Mr. Guinn informed the Commission that the City did not receive any bids for this project. Mr. Guinn stated that the staff is looking at doing the project in-house utilizing the current employees. Mr. Guinn stated that no action was required by the Commission.

EXECUTIVE SESSION

Commissioner Talley moved, seconded by Commissioner Taylor to adjourn into executive session at 1:15 p.m. to reconvene at 1:30 p.m. to discuss attorney-client privileges. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried. Included in the Executive Session were the Commission, the City Manager, the Assistant City Manager, and the City Attorney. Commissioner Rhodes excused himself from the Executive Session due to a conflict of interest.

Commissioner Taylor moved, seconded by Commissioner Talley to reconvene into regular session at 1:30 p.m. having made no decisions nor taken any action while in executive session. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried.

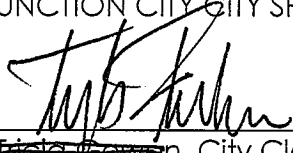
Commissioner Talley moved, seconded by Commissioner Taylor to adjourn into executive session at 1:31 p.m. to reconvene at 1:41 p.m. to discuss attorney-client privileges. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried. Included in the Executive Session were the Commission, the City Manager, the Assistant City Manager, and the City Attorney.

Commissioner Talley moved, seconded by Commissioner Johnson to reconvene into regular session at 1:41 p.m. having made no decisions nor taken any action while in executive session. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion carried.

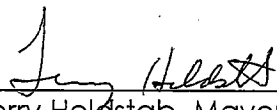
ADJOURNMENT

Commissioner Rhodes moved, seconded by Commissioner Talley to adjourn at 1:42 p.m. Ayes: Heldstab, Johnson, Rhodes, Talley, Taylor. Nays: None. Motion Carried.

APPROVED AND ACCEPTED THIS 20th DAY OF OCTOBER 2009 AS THE OFFICIAL COPY OF THE JUNCTION CITY CITY SPECIAL COMMISSION MINUTES FOR SEPTEMBER 22, 2009.



~~Heldstab~~ ~~Powen~~, City Clerk
Tyler Ficken



Terry Heldstab, Mayor